

PROPERTY LOCATION

No	Alt No	Direction/Street/City
8		DUDLEY ST, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	ARLINGTON - DUDLEY REALTY LLC			
Owner 2:				
Owner 3:				
Street 1:	59 UNION SQUARE			
Street 2:				
Twn/City:	SOMERVILLE			
St/Prov:	MA	Cntry	Own Occ:	N
Postal:	02143		Type:	

PREVIOUS OWNER

Owner 1:	LEONE DONALD J & -		
Owner 2:	PANNESI FRANK S -		
Street 1:	246 WAVERLY AVE		
Twn/City:	WATERTOWN		
St/Prov:	MA	Cntry	
Postal:	02472		

NARRATIVE DESCRIPTION

This parcel contains .189 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1965, having primarily Brick Exterior and 6279 Square Feet, with 15 Units, 15 Baths, 0 3/4 Bath, 0 HalfBath, 15 Rooms, and 15 Bd rms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land
112	Apts. 8 Plus		8211		Sq. Ft.	Site
112	Apts. 8 Plus		15		No. of Un	Site

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
112	8211.000	1,073,500	7,500	857,300	1,938,300
Total Card	0.189	1,073,500	7,500	857,300	1,938,300
Total Parcel	0.189	1,073,500	7,500	857,300	1,938,300
Source: Market Adj Cost	Total Value per SQ unit /Card:			308.70	/Parcel: 308.70

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	112	FV	1,073,500	7500	8,211.	857,300	1,938,300		Year end	12/23/2021
2021	112	FV	1,073,500	7500	8,211.	816,800	1,897,800		Year End Roll	12/10/2020
2020	112	FV	1,028,300	7500	8,211.	742,500	1,778,300	1,778,300	Year End Roll	12/18/2019
2019	112	FV	859,000	7800	8,211.	742,500	1,609,300	1,609,300	Year End Roll	1/3/2019
2018	112	FV	859,000	7800	8,211.	742,500	1,609,300	1,609,300	Year End Roll	12/20/2017
2017	112	FV	746,200	7800	8,211.	607,500	1,361,500	1,361,500	Year End Roll	1/3/2017
2016	112	FV	746,200	7800	8,211.	607,500	1,361,500	1,361,500	Year End	1/4/2016
2015	112	FV	661,500	8000	8,211.	513,000	1,182,500	1,182,500	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrpt	Comment
7/20/2017	917	Inter-De	8,000	C				
3/23/2010	203-208	Manual	30,000	C				redo kit / bath/ n
2/2/2010	75	Redo Kit	5,000	C				REDO BATH & REPL W
10/15/2009	992	New Wind	5,000					
10/15/2009	993	New Wind	5,000					
10/15/2009	994	Redo Kit	5,000					
10/15/2009	995	Redo Kit	5,000					
5/27/2009	388	Re-Roof	3,000					
10/22/2008	1329	Redo Kit	4,000	C				re do bath also an
10/22/2008	1328	Redo Kit	4,000	C				redo bath and 3 ne

ACTIVITY INFORMATION

Date	Result	By	Name
10/2/2018	MEAS&NOTICE	PH	Patrick H
6/17/2010	Info Fm Prmt	BR	B Rossignol
5/27/2010	Info Fm Prmt	BR	B Rossignol
2/19/2009	Meas/Inspect	197	PATRIOT
4/25/2000	Info At Door	197	PATRIOT
10/21/1998		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
112	Apts. 8 Plus		8211		Sq. Ft.	Site		0	0.	0.00	AA																
112	Apts. 8 Plus		15		No. of Un	Site		0	63,500.	0.90	AA			Water	-10					857,250						857,300	
</																											

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

EXTERIOR INFORMATION

Type:	83	- Apt- Garden
Sty Ht:	3	- 3 Story
(Liv) Units:	15	Total: 15
Foundation:	1	- Concrete
Frame:	1	- Wood
Prime Wall:	7	- Brick
Sec Wall:		%
Roof Struct:	4	- Flat
Roof Cover:	4	- Tar & Gravel
Color:	BRICK	
View / Desir:		

GENERAL INFORMATION

Grade:	C	- Average
Year Blt:	1965	Eff Yr Blt:
Alt LUC:		Alt %:
Jurisdic:	G12	Fact:
Const Mod:		
Lump Sum Adj:		

INTERIOR INFORMATION

Avg Ht/FL:	8		
Prim Int Wal	2	- Plaster	
Sec Int Wall:			%
Partition:	T	- Typical	
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3	- Typical	
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	1 - Forced H/Air		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	0

MOBILE HOME

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
85	Paving	D	Y	1	3500	A	AV	1985	2.93	T	27.2	112			7,500			7,500